

24.57+/- acres in Troup County, Georgia

24+/- acres with West Point Lake frontage and dock site approved! Bring your builder and enjoy the lake life. Come see this wonderful property and dream of all the possibilities. Room to spread out, mini-farm, homestead, lake cabin, the possibilities are endless. Unwind as you slowly meander down the newly cut trail through the massive hardwoods and mixed timber towards multiple great locations for your homesite. Sit by the creek, clear a small pasture, buy now and hunt the loaded woods this season - multiple deer sightings already. With an underbrush permit in place and dock location approved, this tract has it all.

This is an amazing opportunity to own a piece of West Point Lake and enjoy a larger acreage tract at the same time!

Commute: 10 minutes to downtown Lagrange, 13 minutes to I-85/Great Wolf Lodge, and only 1 hour to the Atlanta Airport.

Exact water frontage unknown. Lot has active underbrush permit and has been approved for a dock. Call Army Corp of Engineer office for verification, 706-645-2937. Permit #975.

Property shown by appointment only and Right of Entry Permit must be signed prior to entering. Buyer's agent must be present when buyer is on property. Buyer assumes all liability for any injuries sustained while on the Seller's property.

Water/Riverfront • \$224,900
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